125.0	0003	0011.0	1 of 1	Residential		Total Card / Total Parcel
Map	Block	Lot	CARD	ARLINGTON	APPRAISED:	833,400 / 833,400
					USE VALUE:	833,400 / 833,400
					ASSESSED:	833,400 / 833,400

PROPERTY LOCATION

No	Alt No	Direction/Street/City
5		BARTLETT AVE, ARLINGTON

OWNERSHIP

Unit #:

Owner 1:	SAHAI JILL & SHANKER
Owner 2:	
Owner 3:	
Street 1:	5 BARTLETT AVE
Street 2:	
Twn/City:	ARLINGTON
St/Prov:	MA Cntry: Own Occ: Y
Postal:	02476 Type:

PREVIOUS OWNER

Owner 1:	SCRIBNER LOIS R -
Owner 2:	-
Street 1:	5 BARLETT AVE
Twn/City:	ARLINGTON
St/Prov:	MA Cntry:
Postal:	02476

NARRATIVE DESCRIPTION

This parcel contains 2,640 Sq. Ft. of land mainly classified as One Family with a Old Style Building built about 1905, having primarily Asbestos Exterior and 1823 Square Feet, with 1 Unit, 1 Bath, 1 3/4 Bath, 0 HalfBath, 7 Rooms, and 3 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	B2	NEIGH BUS	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo	1	Level
s				Street		
t				Gas:		

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
101	2640.000	384,100		449,300	833,400
Total Card	0.061	384,100		449,300	833,400
Total Parcel	0.061	384,100		449,300	833,400

Source: Market Adj Cost | Total Value per SQ unit /Card: 457.16 | /Parcel: 457.1

Legal Description

Entered Lot Size

Total Land:

Land Unit Type:

User Acct	80432
GIS Ref	
GIS Ref	
Insp Date	11/21/16

!9687!

Patriot Properties Inc.

PREVIOUS ASSESSMENT

Parcel ID: 125.0-0003-0011.0

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2020	101	FV	384,300	0	2,640.	449,300	833,600	833,600	Year End Roll	12/18/2019
2019	101	FV	291,000	0	2,640.	474,200	765,200	765,200	Year End Roll	1/3/2019
2018	101	FV	291,000	0	2,640.	349,400	640,400	640,400	Year End Roll	12/20/2017
2017	101	FV	291,000	0	2,640.	334,500	625,500	625,500	Year End Roll	1/3/2017
2016	101	FV	291,000	0	2,640.	309,500	600,500	600,500	Year End	1/4/2016
2015	101	FV	275,600	0	2,640.	259,600	535,200	535,200	Year End Roll	12/11/2014
2014	101	FV	275,600	0	2,640.	253,600	529,200	529,200	Year End Roll	12/16/2013
2013	101	FV	275,600	0	2,640.	241,600	517,200	517,200		12/13/2012

PRINT

Date	Time
12/11/20	00:07:37

LAST REV

Date	Time
07/23/19	11:46:30
danam	

SALES INFORMATION

TAX DISTRICT

PAT ACCT. 9687

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
SCRIBNER LOIS R	66028-518		9/3/2015		615,000	No	No		
FORSYTH JANE L	43304-500		7/16/2004		510,000	No	No		
CARNEY JOHN A	34837-46		2/14/2002		445,000	No	No		
WALDORF EVELYNE	33229-412		7/10/2001		359,000	No	No		
	14898-423		2/1/1983		1	No	No		N

USER DEFINED

Prior Id # 1:	80432
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
ASR Map:	
Fact Dist:	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
3/1/2019	288	Re-Roof	15,000	C				
11/27/2018	1773	Insulate	10,792	C				
12/30/2015	1968	Redo Kit	10,800	C	2/27/2016			install Vent hood
12/30/2015	1966	Inter Fi	500	C				
7/13/2001	472	Alterati	15,000	C				REMODEL KITCHEN-BA

ACTIVITY INFORMATION

Date	Result	By	Name
11/21/2016	Measured	DGM	D Mann
11/21/2016	Left Notice	DGM	D Mann
11/21/2016	Permit Visit	DGM	D Mann
3/18/2009	Inspected	189	PATRIOT
2/6/2009	Measured	336	PATRIOT
6/15/2002	MLS	MM	Mary M
11/7/2001	MLS	MM	Mary M
11/17/1999	Mailer Sent		
10/29/1999	Measured	266	PATRIOT

Sign: VERIFICATION OF VISIT NOT DATA __/__/__

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		2640		Sq. Ft.	Site		0	90.	1.89	10									449,280						449,300	

Total AC/HA: 0.06061 | Total SF/SM: 2640 | Parcel LUC: 101 One Family | Prime NB Desc: ARLINGTON | Total: 449,280 | Spl Credit | Total: 449,300

Disclaimer: This Information is believed to be correct but is subject to change and is not warranteed.

EXTERIOR INFORMATION

Type:	15 - Old Style		
Sty Ht:	2A - 2 Sty +Attic		
(Liv) Units:	1	Total:	1
Foundation:	3 - BrickorStone		
Frame:	1 - Wood		
Prime Wall:	5 - Asbestos		
Sec Wall:			%
Roof Struct:	3 - Gambrel		
Roof Cover:	1 - Asphalt Shgl		
Color:	GREEN		
View / Desir:			

GENERAL INFORMATION

Grade:	C - Average		
Year Blt:	1905	Eff Yr Blt:	
Alt LUC:		Alt %:	
Jurisdict:		Fact:	.
Const Mod:			
Lump Sum Adj:			

INTERIOR INFORMATION

Avg Ht/FL:	STD		
Prim Int Wall	2 - Plaster		
Sec Int Wall:			%
Partition:	T - Typical		
Prim Floors:	3 - Hardwood		
Sec Floors:			%
Bsmnt Flr:	12 - Concrete		
Subfloor:			
Bsmnt Gar:			
Electric:	3 - Typical		
Insulation:	2 - Typical		
Int vs Ext:	S		
Heat Fuel:	2 - Gas		
Heat Type:	3 - Forced H/W		
# Heat Sys:	1		
% Heated:	100	% AC:	
Solar HW:	NO	Central Vac:	NO
% Com Wall		% Sprinkled:	

BATH FEATURES

Full Bath	1	Rating:	Very Good
A Bath:		Rating:	
3/4 Bath:	1	Rating:	Good
A 3QBth		Rating:	
1/2 Bath:		Rating:	
A HBth:		Rating:	
OthrFix:	1	Rating:	Average

OTHER FEATURES

Kits:	1	Rating:	Very Good
A Kits:		Rating:	
Frpl:	1	Rating:	Very Good
WSFlue:		Rating:	

CONDO INFORMATION

Location:	
Total Units:	
Floor:	
% Own:	
Name:	

DEPRECIATION

Phys Cond:	GV - Good-VG	10.	%
Functional:			%
Economic:			%
Special:			%
Override:			%
	Total:	10.8	%

CALC SUMMARY

Basic $ / SQ:	130.00
Size Adj.:	1.29200554
Const Adj.:	0.96890306
Adj $ / SQ:	162.738
Other Features:	93500
Grade Factor:	1.00
NBHD Inf:	1.00000000
NBHD Mod:	
LUC Factor:	1.00
Adj Total:	430626
Depreciation:	46508
Depreciated Total:	384118

COMMENTS

bsmt sink.

RESIDENTIAL GRID

1st Res Grid	Desc:	Line 1	# Units:	1

Level	FY	LR	DR	D	K	FR	RR	BR	FB	HB	L	O
Other												
Upper												
Lvl 2												
Lvl 1												
Lower												

Totals	RMs:	7	BRs:	3	Baths:	1	HB	

REMODELING

Exterior:	
Interior:	
Additions:	
Kitchen:	
Baths:	
Plumbing:	
Electric:	
Heating:	
General:	

RES BREAKDOWN

No Unit	RMS	BRS	FL
1	7	3	M
Totals			
1	7	3	

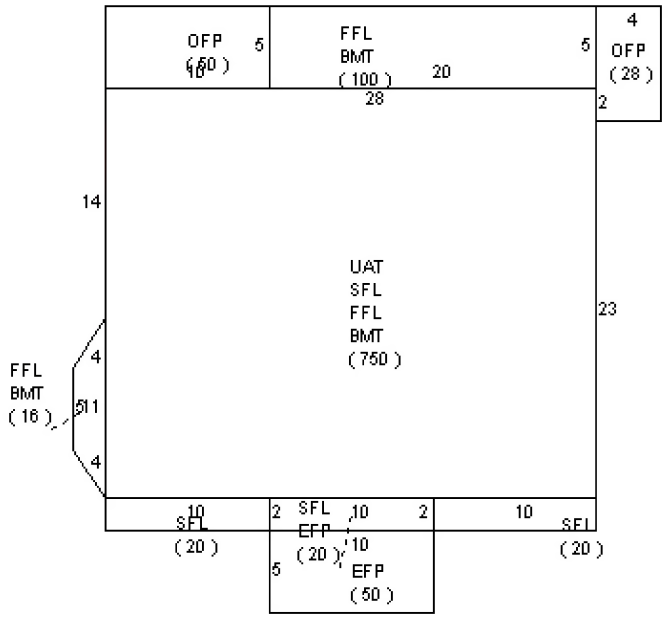
COMPARABLE SALES

Rate	Parcel ID	Typ	Date	Sale Price

WtAv$/SQ:		AvRate:	Ind.Val

Juris. Factor:		Before Depr:	162.74
Special Features:	0	Val/Su Net:	135.39
Final Total:	384100	Val/Su SzAd	234.85

SKETCH



SUB AREA

Code	Description	Area - SQ	Rate - AV	Undepr Value
BMT	Basement	866	48.820	42,279
FFL	First Floor	866	162.740	140,931
SFL	Second Floor	770	162.740	125,227
UAT	Upper Attic	188	113.920	21,359
OFP	Open Porch	78	36.480	2,846
EFP	Enclos Porch	70	64.060	4,484

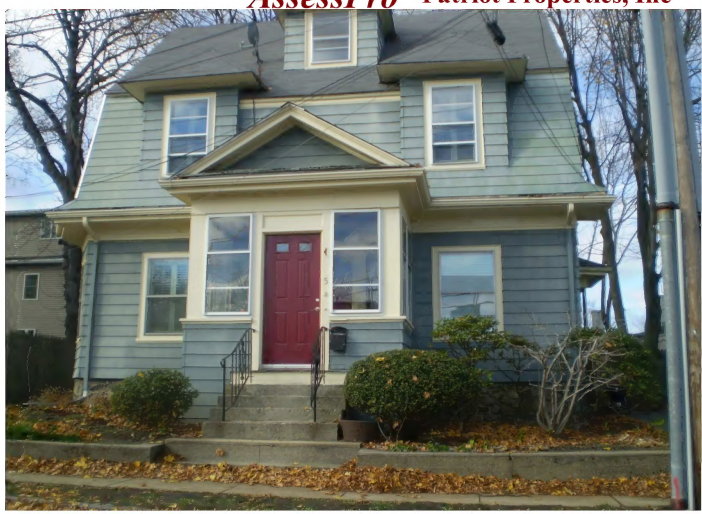
Net Sketched Area:	2,837			Total:	337,126
Size Ad	1635.5	Gross Are	3440	FinArea	1823

SUB AREA DETAIL

Sub Area	% Usbl	Descrip	% Type	Qu	# Ten
SFL	95				
UAT	100	FLA	100	C	

IMAGE

AssessPro Patriot Properties, Inc



MOBILE HOME

Make:		Model:		Serial #:		Year:		Color:	

SPEC FEATURES/YARD ITEMS

PARCEL ID

125.0-0003-0011.0

Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod	JFact	Juris. Value

More:	N	Total Yard Items:		Total Special Featues:		Total:	